

PUBLIC NOTICE

TOWNSHIP OF GREENWICH GLOUCESTER COUNTY 2021 REQUEST FOR QUALIFICATIONS

REDEVELOPMENT COUNSEL

Notice is hereby given that sealed responses to the Request for Qualifications (RFQ) for professional services, not subject to bidding pursuant to N.J.S.A. 40A: 11-5, shall be received by the Administrator of the Township of Greenwich. The sealed responses to the RFQ must be received at the Municipal Building, 420 Washington Street, Gibbstown NJ 08027, NJ by Thursday, February 25, 2021, at 10:00 a.m. Any interested person seeking to submit a response to the RFQ may obtain a copy of the RFQ from the Township website at www.greenwich-twp.com/ or during regular office hours Monday through Friday at the Municipal Building.

NOTICE FOR SOLICITATION OF RESPONSE TO REQUEST FOR QUALIFICATIONS FOR PROFESSIONAL SERVICES UNDER A FAIR AND OPEN PROCESS.

Address all Proposals to:

**TWP. OF GREENWICH
JEFFREY GODFREY – ADMINISTRATOR
420 WASHINGTON ST.
GIBBSTOWN, N.J.
(856) 423-1038 ext. 211
Fax: (856) 423-2989**

Section 1. GENERAL INFORMATION

1.1 PURPOSE

The purpose of this RFQ (hereafter "RFQ") is to obtain proposals for a contract to provide the following services to the Township of Greenwich, located in Gloucester County, New Jersey:

REDEVELOPMENT COUNSEL

1.2 SCOPE OF SERVICES

Redevelopment Counsel shall represent the Township of Greenwich in all Redevelopment legal matters and shall advise the Mayor and Council, the Township Administrator and Township Solicitor as necessary on these matters. Redevelopment Counsel shall be responsible for attending meetings of the Township Council as directed. Redevelopment Counsel shall provide legal services as requested for all aspects of the redevelopment process from area designation through project implementation.

1.3 BACKGROUND INFORMATION

Greenwich Township solicits this RFQ as an element of the "fair and open process" utilized to choose a qualified person or entity to provide professional services to the Township.

1.4 CONTRACT PERIOD

The contract resulting from this RFQ commence with the date of the award of the contract through December 31, 2021.

1.5 ACCEPTANCE OF OFFER

The signed proposal shall be considered an offer on the part of the offeror. Such offer shall be deemed accepted upon execution of a signed contract by Greenwich Township.

1.6 COMPLIANCE WITH LAWS

The successful bidder shall comply with all local, state and federal directives, orders, laws and ordinances as applicable to this agreement.

1.7 DISCREPANCIES, ERRORS AND OMISSIONS

Any discrepancies, errors, or ambiguities in the RFQ or addenda (if applicable) should be reported in writing to the Twp. Administrative Assistant of the Township of Greenwich. Should it be found necessary, a written addendum will be incorporated in the RFQ and will become part of the Agreement. The Township will not be responsible for any oral instructions, clarifications or other communications.

1.8 **PROCEDURES**

The extent and character of the services to be performed by the successful individual and/or entity shall be subject to the general control and approval of the Mayor and Council of the Township of Greenwich and in accordance with the official position created and regulated by the Greenwich Township Code.

1.9 **TERMINATION**

The contract awarded based on this RFQ may be terminated in accordance with the law of the State of New Jersey and shall take effect when a successor is duly qualified and appointed.

1.10 **INVOICING AND PAYMENT**

The successful individual and/or entity shall submit invoices in accordance with procedures required by the Greenwich Township Code and the statutes and regulations governing the financial affairs of the municipality. All invoices shall be forwarded to the following address:

**Merrie A. Schmidt
Greenwich Township CFO
420 Washington Street
Gibbstown NJ 08027**

SECTION 2. CONDITIONS APPLICABLE TO RFQ

- 2.1 The Township of Greenwich will not be responsible for any expenses incurred by any individual and/or entity in preparing and submitting a proposal. All proposals shall provide a straightforward, concise delineation of the applicant/firm's capabilities to satisfy the requirements of this request by itemized responses to the list of questions or requests for information appearing in Section 4 of this proposal.
- 2.2 The contents of the proposal submitted by the successful individual and/or entity and this RFQ will become part of any contract award as a result of this solicitation. The successful individual and/or entity will be expected to sign said contract with the Township of Greenwich.
- 2.3 The Township of Greenwich reserves the right to reject any and all proposals received by reason of this request, or to negotiate separately in any manner necessary to serve the best interests of the Township.
- 2.4 The successful individual and/or entity is prohibited from assigning, transferring, conveying, subletting or otherwise disposing of this agreement or its rights, title or interest therein or its power to execute such agreement to any other person, company or corporation without the previous consent and approval in writing by the Township of Greenwich.
- 2.5 The successful individual and/or entity shall be required to comply with the requirements of NJAC 17:27 (Mandatory Equal Employment Opportunity Language)
- 2.6 As required by NJSA 40A:11-15, this contract is subject to the availability and appropriation of sufficient funds annually.
- 2.7 The applicant submitting this RFQ offering to render services under this contract shall have been duly licensed to practice law for at least three (3) years in the State of New Jersey.

- 2.8 The Township of Greenwich reserves the right to require applicants to submit a personal interview and/or submit clarifying information.
- 2.9 The applicant/entity is a member of a profession which is subject to suit for professional malpractice. Successful applicant shall provide and pay for insurance coverage of such type and in such amounts as will completely protect the Contractor and the Township, its elected officials, officers, agents, servants, employees and assigns against any and all risks of loss (including costs of defense) or liability arising out of this Contract. The insurance should be furnished by insurance companies with an "A-(Excellent) VI" or better rating as published in the most recent editions of Best Insurance Key Rating and shall be authorized to conduct business in the State of New Jersey. It is recognized that in some instances that insurance may be acceptable which is underwritten by an insurance company that is not reported in the Best Guide, or the coverage is extended under a self-insurance program. This insurance, or self-insurance, must be in conformity with the rules and regulations of the Commissioner of Insurance of the State of New Jersey. Any Insurance or self-insurance of this type is subject to the review and acceptance by the Townships Risk Manager or Legal Counsel. Furthermore, written proof of acceptability by the Office of the Commissioner of Insurance may be necessary.

SPECIFIC COVERAGE REQUIREMENTS

The following are the minimum mandatory types of coverage to be carried under the preceding requirements:

General Liability in a comprehensive form, with minimum limits as follows:

Each Occurrence	\$1,000,000
Damage to rented or leased property	\$ 100,000
Medical Expense	\$ 5,000
Personal and Adv. Injury	\$1,000,000
General Aggregate	\$2,000,000

SECTION 3. INSTRUCTIONS FOR SUBMITTING PROPOSAL

- 3.1 All proposals shall be signed in ink by the individual or authorized principals of the entity.
- 3.2 Proposals are to be returned in a sealed container. The face of the container shall indicate clearly that the package contains: RESPONSE TO GREENWICH TOWNSHIP'S REQUEST FOR QUALIFICATIONS FOR THE POSITION OF TOWNSHIP REDEVELOPMENT COUNSEL
- 3.3 Proposals must be received by the Administrator of the Township of Greenwich **no later than February 25, 2021 at at 10:00 a.m.** Requests for extensions of this time and date will not be granted. Proposers mailing their proposals should allow for normal mailing time to ensure receipt of their proposals prior to the time and date fixed for the acceptance of the proposals. Proposals or unsolicited amendments to the proposal received by the Township after the acceptance date will not be considered.

- 3.4 Each Proposer shall submit two (2) copies of its proposal, clearly marked 'RFQ' to **Jeffrey Godfrey, Township of Greenwich/Administrator, 420 Washington St., Gibbstown, NJ 08027.**
- 3.5 Failure to follow the instructions in the RFQ may be cause for rejection of offer.

SECTION 4. SUBMISSION REQUIREMENTS

- 4.1 The applicant shall submit a resume which shall set forth information including, but not limited, the following (as applicable to a business entity or individual professional):
- a. Full name and business address;
 - b. A listing of all post high school education of the applicant;
 - c. Dates of licensure in the State of New Jersey and any other State;
 - d. A listing of any professional affiliations or memberships in any professional societies or organizations, with an indication as to any offices held therein;
 - e. The number of licensed professionals employed by/affiliated with the business entity or the business entity which employs the applicant;
 - f. A listing of all special accreditations held by the individual licensed professional or business entity;
 - g. A listing of all previous public entities served by the business entity or licensed professional, indicating the dates of services and position held;
 - h. A brief description of the applicant's prior relevant redevelopment experience during the past three (3) years;
 - i. Compensation proposal, including the hourly rate(s) for the individuals who will perform legal services;
 - j. Knowledge of Greenwich Township and specifically, its redevelopment needs to be addressed under the contract;
 - k. Availability to accommodate any required meetings of the governing body.

SECTION 5. EVALUATION OF PROPOSALS: *SELECTION FACTORS*

- 5.1 The Township of Greenwich will independently evaluate each proposal.
- 5.2 Proposals will be evaluated by the Greenwich Township Mayor & Township Administrator on the basis of the responsiveness to the Submission Requirements listed above, qualifications demonstrated by the applicant, cost competitiveness and the specific criteria listed below:
- a. General experience and reputation in the field;

- b. Knowledge of Greenwich Township and the subject matter to be addressed under the contract;
- c. Availability to accommodate any required meetings of the governing body;
- d. Compensation proposal;
- e. Other factors demonstrated to be in the best interest of the municipality

The overall completeness, clarity and quality of proposal will be evaluated as well. The responses to the RFQ shall be reviewed in accordance with the Township Ordinance establishing the "fair and open process" for the making of professional appointments in the Township.